

635 Bloor Street W, Toronto, Ontario M6G 1K8

Listing

635 Bloor St W Toronto

Expired / Commercial / Commercial / Retail

MLS® #: **C5910540**

List Price: **\$1,700,000 / For Sale**



Toronto/Toronto C01/Palmerston-Little Italy

Tax Amt/Yr: **\$13,340.00/2022/At** Transaction: **Sale**
SPIS: **No** DOM: **106**
Legal Desc: **Pt Lt 153 Pl 93 As Amended By Plcw...See Sch B**

Category: **Retail** Use: **Holdover** **90**
Link: **No** Franchise: **Tba**
Occupant: **Tenant** Possession: **Tba**

Zoning: **Commercial**
Dir/Cross St: **Bloor St W / Bathurst St**

Seller: **Thi Thu Hong Nguyen**

PIN #: **212540036**
Possession: **Tba**

ARN #: **190404451002010**

Contact After Exp: **No**
Possession Date:

Total Area: **1,500.00 Square Feet**
Retail Area: **750 Square Feet**
Heat: **Baseboard**
Sprinklers: **No Sprinklers**

Lot/Bldg/Unit/Dim: **Lot 16 x 44.8 Feet**
Water: **Municipal**
Garage Type: **None**

Commercial/Financial Information

Remarks/Directions

Client Rmks: **The Most Active Business Area, Fully Leased Long Term Tenants, So Many Ttc Parking Spot Along The Bloor St.**

Broker Rmks: **L/A Must Be Present For Showings. Attach Sch B & Form 801 To All Offers. Deposit To Be Certified Cheque, Bank Draft Or Wire Transfer.**

Mortgage Comments:

Brokerage Information

Financing: **--**
Buyer Agency Compensation Remarks:

Perm to Advertise: **No**

Contact After Expired: **No**

List Brokerage: **SLAVENS & ASSOCIATES REAL ESTATE INC.**

Phone: **416-483-4337**

List Brkr Addr: **435 Eglinton Avenue West, Toronto M5N 1A4**

Fax: **416-483-1663**

List Salesperson: **GON YOUNG LEE, BROKER**

Phone: **416-483-4337**

Contract Date: **04/15/2023**

Leased Terms:

Cancellation Date:

Expiration Date: **07/30/2023**

Original \$: **\$1,700,000**

Last Update: **07/31/2023**

CB Comm: **2.5% + Hst**

Prepared By: EDDIE CHAN, REALTOR Salesperson

Date Prepared: 11/26/2023

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